

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
4		UNDERWOOD CR, LINCOLN

OWNERSHIP

Owner 1:	DUMONT LAURIE ANNE
Owner 2:	
Owner 3:	
Street 1:	4 UNDERWOOD CIR
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	DUMONT JOHN E -
Owner 2:	DUMONT LAURIE ANNE -
Street 1:	14 LINWAY ROAD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This parcel contains 1.191 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about 2007, having primarily VINYL Exterior and 3849 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Gas:	4	MEDIUM

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		46344		SQUARE FE	PRIME SITE		0	11.98	1.51	R4									837,443						837,400	
101	ONE FAM		0.1275		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									4,463						4,500	ROW

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.191	900,900		841,900	1,742,800
Total Card 1.191 900,900 841,900 1,742,800					
Total Parcel 1.191 900,900 841,900 1,742,800					
Source: Market Adj Cost		Total Value per SQ unit /Card: 452.79		/Parcel: 452.79	

Legal Description	User Acct
includes 1/4 right of way (177-34-0)	0
	GIS Ref
	GIS Ref
	Insp Date
	03/27/25

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	850,400	0	1.191	817,500	1,667,900		Year End Roll	12/2/2024
2024	101	FV	838,500	0	1.191	800,700	1,639,200		Year end	11/9/2023
2023	101	FV	832,600	0	1.191	650,400	1,483,000	1,483,000	Year end	11/3/2022
2022	101	FV	773,900	0	1.191	602,200	1,376,100	1,376,100	Year End Roll	10/19/2021
2021	101	FV	724,400	0	1.191	563,000	1,287,400	1,287,400	Year End Roll	10/15/2020
2020	101	FV	718,200	0	1.191	584,000	1,302,200	1,302,200	Year End Roll	9/26/2019
2019	101	FV	651,200	0	1.191	568,600	1,219,800	1,219,800	Create Final va	6/4/2019
2018	101	FV	651,200	0	1.191	568,600	1,219,800	1,219,800	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DUMONT JOHN E,	58452-573		2/9/2012	FAMILY		1	No	No	
COTOIA ANTHONY	47185-467		3/29/2006	FAMILY		1	Yes	No	
COTOIA, ANTHONY	26690-168		9/24/1996	CONVENIENC		1	Yes	No	2ND PAR 117-1-1
A.J. LANE CONST	12018-79		6/19/1971		15,500		No	No	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/22/2006	3592	NEW HOME	410,000	C	5/13/2014			75% done

ACTIVITY INFORMATION

Date	Result	By	Name
3/27/2025	MEAS/EXT INS	6	JN
5/13/2014	MEAS/EXT INS	25	D ERSKINE
6/13/2013	MEAS/EXT INS	25	D ERSKINE
6/7/2012	PERMIT VISIT	25	D ERSKINE
7/14/2011	MEAS/EXT INS	25	D ERSKINE
7/19/2010	MEAS/EXT INS	25	D ERSKINE
12/17/2009	MEAS/EXT INS	100	
5/26/2009	PERMIT VISIT	25	D ERSKINE
5/20/2008	PERMIT VISIT	100	

Sign: VERIFICATION OF VISIT NOT DATA



!425!

PRINT

Date	Time
09/26/25	14:39:47

LAST REV

Date	Time
04/11/25	16:35:05

apros

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PAT ACCT.

ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

